



Town of Arlington Community Development Block Grant
Annual Action Plan for Program Year 47
July 1, 2021 – June 30, 2022

Town of Arlington Department of Planning and Community Development
April 1, 2021

Executive Summary

AP-05 Executive Summary - 91.200(c), 91.220(b)

1. Introduction

The Town of Arlington has received an award of \$1,090,533 from the U.S. Department of Housing and Urban Development for Program Year 47, operating between July 1, 2021 and June 30, 2022. Based upon past performance, the Town estimates it will receive approximately \$60,000 in program income in addition to the entitlement allocation. Applications have been received and the CDBG Subcommittee has met to analyze applications for funding. Using application criteria and a Grant Evaluation Scoresheet, the Subcommittee scored each application and made funding recommendations. The scoring rubric in the appendix was a part of this year's CDBG application.

This year the Town received 23 funding requests from fourteen organizations and town departments totaling \$1,253,256. The applications are grouped into the following categories, which align with HUD's CDBG Activity categories: Rehabilitation/Housing, Public Service programs, Public Facilities and Improvements, Planning, and Administration. This year, the Town received three applications for new projects. Caritas Communities applied for funding for improvements to its affordable housing units located at 22 Fessenden Road and 12 Russell Terrace, both of which are occupied by tenants earning a low-to moderate income. The Housing Corporation of Arlington applied for predevelopment support for prospective affordable housing units. The Somerville Homeless Coalition submitted a request for program support for its Outreach and Stabilization Program.

It is anticipated that CDBG funds from prior program years will be reprogrammed to be utilized during Program Year 47. As of March 10, 2021, the Town has allocated \$49,982.00 of prior year funds to be programmed to Program Year 47.

2. Summarize the objectives and outcomes identified in the Plan

The primary objective of HUD's Entitlement Programs is to develop viable communities through the provision of decent housing, a suitable living environment, and expanded economic opportunities. As an Entitlement Community, the Town of Arlington is required to develop a Consolidated Plan every five years and corresponding Annual Action Plans yearly, to assist in determining community needs and establishing affordable housing and community development priorities and to maximize positive impact for low and moderate-income persons. This Annual Action Plan for Program Year 47 represents the second year of the 2020-2024 Consolidated Plan. The four priority needs identified in the 2020-2024 Consolidated Plan will each be addressed in the Program Year 47 Annual Action Plan. These objectives will help create conditions for achieving outcomes including improved accessibility for residents with disabilities, an improved quality of life for seniors and young people from families who make a low- to moderate income, and housing for families who make a low- to moderate-income.

Town of Arlington Priority Needs:

Affordable Housing – The need for development of new affordable housing and rehabilitation of existing affordable housing persists, as housing costs in the Greater Boston area have continued to escalate. The North Suburban HOME Consortium (NSC) communities have prioritized the creation and preservation of affordable housing, including development of affordable rental and owner-occupied housing, as a strategy to address escalating housing costs for low- and moderate-income households.

One of the highest funded projects this program year is Caritas Communities' affordable housing capital improvements project. This project supports the Town in achieving its affordable housing goals by rehabilitating two multiple-unit affordable housing properties located in CDBG-eligible census blocks. As of the latest HUD-available ACS data from 2011-2015, 38% and 43% of people living in these census block groups, respectively, earn a low- to moderate-income. This is one of two projects to be funded this year in support of affordable housing. Also receiving funding is the Housing Corporation of Arlington, for Predevelopment Reports and Surveys, which will enable informed decision-making regarding future affordable housing development. All tenants of properties owned by the Housing Corporation of Arlington earn a low-to moderate income.

Economic Development – There is a need to provide economic opportunities to low- and moderate-income residents through redevelopment or investment in commercial districts, supporting entrepreneurship, promoting a dynamic business climate, and preserving a strong employment base.

The Program Year 47 Annual Action Plan will continue to address economic development needs in town, particularly those that have been exacerbated by the COVID-19 pandemic. The Town will support two programs, both of which will be administered by the Department of Planning and Community Development. A Technical Assistance Program will provide small business owners with education and training aimed at increasing resiliency to changes in the economy, technology, and commerce. A Small Business Recovery Program, one of the highest-funded projects this program year, will provide working capital grants to small businesses in town, in support of creating or retaining jobs held by individuals earning a low-to moderate income.

Public Facilities, Infrastructure and Parks – The Town of Arlington has identified a need to improve Town parks, public facilities, and infrastructure to address accessibility, climate resiliency, and other needs disproportionately affecting low- and moderate-income residents. Investing in the improvement and/or reconstruction of Town infrastructure, public facilities, neighborhood facilities, parks and open spaces is essential to improving the quality of life for low- and moderate-income residents. In addition, the Town is committed to ensuring environmental resiliency, specifically through flood drainage improvements in low- and moderate-income neighborhoods.

In Program Year 47, CDBG will fund two public facility improvement projects. A project to implement ADA-compliant curb cuts throughout town, again with a concentration on the areas of highest need, will continue to be funded. This project improves accessibility, focusing on CDBG-eligible census blocks. Food Link will also receive funds to incorporate environmental efficiency elements and a generator into its

building, which will ensure continuity of operations and enhance quality of life for Arlington residents making a low-to moderate-income. **Public Services** – The Town of Arlington is focused on addressing the needs of low- and moderate-income residents, particularly children, seniors, domestic violence survivors, people with disabilities, and other low- and moderate-income populations. The Town will prioritize needs for investment in public and human services, which includes a suite of public and private agencies dedicated to issues such as food insecurity, transportation for seniors and people with disabilities, accessing affordable recreational opportunities, and health care.

Arlington will continue to support residents making a low- to moderate-income by enhancing access to public services. Eligible residents will again be able to take advantage of scholarships for programming at the Arlington Boys and Girls Club, Fidelity House, the Arlington Recreation Department, and Arlington High School Athletics; mental health counseling and domestic violence programs through the Arlington Youth Counseling Center; teen summer employment through Fidelity House and the Arlington Boys and Girls Club; afterschool homework support through Operation Success; and transportation and social activities and engagement programming through the Arlington Council on Aging.

3. Evaluation of past performance

During Program Year 46, the Town of Arlington has made significant strides toward achieving the goals set forth in the 2020-2024 Consolidated Plan. Despite numerous challenges caused by the Covid-19 pandemic, subrecipients have reached or made progress toward the goals outlined in the Program Year 46 Annual Action Plan. Public service programs have served thousands of individuals, both in-person and through remote or virtual means. Curb cuts and park rehabilitation, in addition to ongoing work on the Town Hall Plaza and two capital facilities projects, is improving ADA accessibility and enhancing subrecipients' ability to deliver on their mission to serve CDBG-eligible populations. Affordable housing capital improvements have continued this year, improving quality of life by providing safe living spaces.

In addition to regular programming and activities, CDBG supported programs and activities that were responsive to the impact of the Covid-19 pandemic. Through a substantial amendment to the Program Year 46 Annual Action Plan, Arlington reprogrammed funds from a job training economic development activity that could not be carried out due to the pandemic to a small business program directly responding to the challenges in the small business community brought about by the pandemic.

In addition, Arlington programmed funds allocated through the Coronavirus Aid, Relief, and Economic Security (CARES) Act through two substantial amendments to the Program Year 45 Annual Action Plan. Through these substantial amendments, additional small businesses have received working capital and technical assistance support, and thousands of residents have benefited from expanded public services including provision of food, tutoring programming for students, scholarships for youth programming, rental assistance, and virus testing.

4. Summary of Citizen Participation Process and consultation process

This year's citizen participation included legal notices published in print newspapers and notices posted on the Town website and shared via email. These print and online notices served to notify residents of the January 25 Public Hearing. In addition, calendar notices were posted on the Town website prior to the three CDBG Subcommittee meetings. Another legal notice announcing the Draft Annual Action Plan was published in four local newspapers on April 1 and 2, in order to notify residents of the Public Comment Period occurring between April 1 and May 3, and the Public Hearing on April 14. Online notices also publicized the availability of the Annual Action Plan and the Public Comment Period and Hearing pertaining to it.

Continuing upon past efforts to expand engagement, Arlington's CDBG Subcommittee once again counted three residents among its members. CDBG-related questions were included in the annual town survey which engaged the public and saw responses from nearly 4,000 residents.

Legal Notices and appropriate advertising of Public Comment Periods and Public Hearings were also published prior to programming CDBG-CV funds through Substantial Amendments, in accordance with the Citizen Participation Plan.

5. Summary of public comments

This section will be completed at the conclusion of the Public Comment Period.

6. Summary of comments or views not accepted and the reasons for not accepting them

This section will be completed at the conclusion of the Public Comment Period.

7. Summary

PR-05 Lead & Responsible Agencies - 91.200(b)

1. Agency/entity responsible for preparing/administering the Consolidated Plan

The following are the agencies/entities responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Table 1 – Responsible Agencies

| Agency Role | Name | Department/Agency |
|--------------------|-------------|--|
| Lead Agency | ARLINGTON | Department of Planning and Community Development |
| | | |

Narrative

Consolidated Plan Public Contact Information

Town of Arlington
Planning and Community Development

Jennifer Raitt, Director of Planning and Community Development
jrait@town.arlington.ma.us

Mallory Sullivan, Community Development Block Grant Administrator
mjsullivan@town.arlington.ma.us

AP-10 Consultation - 91.100, 91.200(b), 91.215(l)

1. Introduction

The Town of Arlington, through its Department of Planning and Community Development, engaged in consultations with relevant agencies, organizations, and community-based groups to obtain input on priority needs, recommended strategies, and investment opportunities. The Town invited and considered comments received during public comment periods. The Town also utilized the extensive consultations conducted prior to the creation of the 2020-2024 Consolidated Plan, including one-on-one interviews, stakeholder sessions, a web-based stakeholder survey, and meetings with a variety of community organizations.

A public hearing took place in January 2021, focusing on gathering input on priority community development needs, pertaining to the applications received for funding for the Program Year 47 Annual Action Plan. A notice was placed on the Town website and legal notices were published on January 21, 2021 in the Arlington Advocate, Bay State Banner, and El Mundo, and on January 22, 2021 in Sampan.

A Public Hearing will be held on April 14, 2021, during the 30-day public comment period, to gather comments on the draft Annual Action Plan. Public notices will be published on April 1 in the Arlington Advocate, Bay State Banner, and El Mundo, and on April 2 in Sampan, in addition to notices being published on the Town of Arlington's website in order to make the public aware of the opportunity to comment. Further, the following groups will be emailed regarding the public comment period and public hearing: list of interested residents; the Arlington Human Rights Commission; the Disability Commission; the Diversity Task Group of Envision Arlington; human service organizations; and the Arlington Housing Authority.

Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(l)).

The Department of Planning and Community Development, which is responsible for the development of the Annual Action Plan, coordinates many of the planning, community development and housing initiatives within the Town. The Department communicates and collaborates with the relevant Town Departments and independent entities: the Arlington Housing Authority, the Housing Corporation of Arlington, and Human Service providers. The ongoing collaboration enables the coordination of efforts and investments.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness.

Arlington is a member of the Balance of State CoC. Arlington participates in monthly meetings with service providers including coordinated entry and application process for the Emergency Shelter Grant (ESG). Through attendance at the monthly CoC meetings and participation on CoC subcommittees, the Town is able to direct its efforts as well as programs and services to ensure coordination with the CoC. The Department of Planning and Community Development, in coordination with the CoC, representatives from the Arlington Police Department and Department of Health and Human Services, facilitate the annual Point in Time (PIT) count of unsheltered and sheltered homeless persons. In addition, the Police Department and Department of Health and Human Services conduct weekly outreach to Arlington's homeless population.

The Housing Corporation of Arlington (HCA) is also a participant in the Balance of State CoC and helps coordinate resources for the homeless and at-risk population, and to understand and address the needs. The HCA has two units dedicated to formerly homeless households in the Capitol Square project, one in the Kimball Farmer House, and four more at 20 Westminster Avenue. HCA has two units under development at 117 Broadway and three units under development at 19R Park Ave, both part of the Downing Square-Broadway Initiative, which will be occupied by formerly homeless individuals. HCA's formerly homeless tenants receive social services and assistance from the Somerville Homeless Coalition, a member of the Balance of State CoC. In addition, HCA runs the Homelessness Prevention Fund (HPF) through which it raises 100% private funds from Arlington residents in an Annual Appeal for making small grants to income-eligible households to prevent homelessness. These grants assist with back rent, first month's rent, moving costs, and/or security deposits. The maximum grant is \$1,500. The recipients must show they will be stable for at least six months to receive a grant. HCA raises approximately \$30,000 annually for the program. Since its inception, HCA has provided over 600 grants totaling over one million dollars.

Arlington also has a Director of Veterans' Services or a Veterans' Services Officer (VSO). This department assists Arlington veterans with homelessness prevention or eradication. Through the Massachusetts General Law Chapter 115 program, Arlington helps veterans with a variety PROCESS 2-5 of needs, including providing them with three days of immediate housing in a local hotel. Assistance beyond temporary shelter is coordinated through the New England Center and Home for Veterans where they can access additional benefits, including signing up for HUD's Veterans Affairs Supportive Housing (VASH) vouchers.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS

The Town, through its active participation in the Balance of State CoC, assists in the development of performance standards and helps make decisions for ESG funds. Arlington refers clients to social service

providers in the CoC and works with the providers on developing performance standards, policies, and procedures. The CoC maintains fully developed policies and procedures for HMIS administration.

2. Agencies, groups, organizations and others who participated in the process and consultations

The following table lists the organizations that Arlington consulted with, or the organization serves the Arlington area but was consulted by another community in the NSC.

Table 1 – Agencies, groups, organizations who participated

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| 1 | Agency/Group/Organization | Arlington Recreation Department |
| | Agency/Group/Organization Type | Services-Children Services-Persons with Disabilities Other government - Local |
| | What section of the Plan was addressed by Consultation? | Housing Needs Assessment Non-Housing Needs Assessment Market Analysis |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | The Recreation Department representatives were consulted in a community stakeholders session. This Department runs recreational programs for residents of all ages within the community. The issues identified include regulatory challenges, minimum wage, ADA compliance, inclusiveness of facilities (i.e., bathrooms), and providing efficient staffing to run activities year-long. |
| 2 | Agency/Group/Organization | Arlington Youth Counseling Center (AYCC) |
| | Agency/Group/Organization Type | Services-Children Services-Persons with Disabilities Services-Health Health Agency Child Welfare Agency Other government - Local |
| | What section of the Plan was addressed by Consultation? | Housing Needs Assessment Non-Housing Needs Assessment Market Analysis |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | The agency was consulted during a community stakeholder session. The issues identified were limited personnel, long waitlists, and increased demand of services. The anticipated outcome is increasing school-based consulting, bringing more clinicians into schools to continue the focus on mental health. Identified needs and priorities are for the continued individual and family counseling for Arlington residents whose problems involve children or adolescents ages 3-21. |

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| | | Areas for improved coordination include structural renovations and expand clientele to support those under the age of 60. |
| 3 | Agency/Group/Organization | Fidelity House |
| | Agency/Group/Organization Type | Services-Children Services-Education Services – Narrowing the Digital Divide Child Welfare Agency Neighborhood Organization |
| | What section of the Plan was addressed by Consultation? | Housing Needs Assessment Non-Housing Needs Assessment Market Analysis |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | The agency was consulted during a community stakeholder session. The following issues were identified: accessibility within the Fidelity House building, the community is unaware of services provided by this agency, agencies do not collaborate with one another creating licensing barriers for staff and transportation. Anticipated outcome is to create better accessibility on the building, and adequate access to transportation. |
| 4 | Agency/Group/Organization | Arlington Boys and Girls Club |
| | Agency/Group/Organization Type | Services-Children Services-Health Services-Education Services – Narrowing the Digital Divide Regional organization Neighborhood Organization |
| | What section of the Plan was addressed by Consultation? | Housing Needs Assessment Non-Housing Needs Assessment Market Analysis |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | The Agency was consulted within a community stakeholder session. Issues identified included: expanded programming for youth, upkeep of structures, and the demand for recreational opportunities. The Town will seek to improve program outreach. |

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| 5 | Agency/Group/Organization | Housing Corporation of Arlington |
| | Agency/Group/Organization Type | Housing Services - Housing Service-Fair Housing CHDO |
| | What section of the Plan was addressed by Consultation? | Housing Needs Assessment Homelessness Strategy Market Analysis |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | The agency was consulted during a community stakeholder session. Areas for improved coordination include zoning modifications to allow larger structures (higher – building up). Additional areas for improved coordination include timing of HOME funds, other public resources, and the Environmental Review timeframe. The anticipated outcome is a continued focus on affordable housing development. |
| 6 | Agency/Group/Organization | Arlington Health and Human Services Department |
| | Agency/Group/Organization Type | Services-Elderly Services-Housing Services-Homeless Services-Health Health Agency Other government – Local |
| | What section of the Plan was addressed by Consultation? | Housing Needs Assessment Public Housing Needs Market Analysis Homelessness Strategy Lead-based Paint Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | This town department was consulted during a community stakeholder session. An area for improved coordination is to create an outreach plan and designating a specific person to coordinate that. An anticipated outcome of the consultation is to receive funding to formalize |

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| 7 | | <p>the position. The consultation process will result in the establishment of housing priorities and CDBG funding allocations consistent with Member Community Needs. Specifically for the Council on Aging, the Town of Arlington consulted with the Arlington Council on Aging (COA) for the Housing Production Plan and continues to do so with the Housing Plan Implementation Committee.</p> <p>The COA was consulted for input on needs of elderly homeowners, renters, and those at risk for homelessness. This consultation created a new opportunity to expand the departments involved in HUD's Point in Time unsheltered homeless count which made the resources available stronger and also expanded the awareness of homelessness in town. Consultations included exploration of innovative elderly housing. Additional issues identified include the need for support to elders to maintain housing stability, the growing issue of hoarding, and the number of elders at risk of homelessness as their long-term rental housing costs rise significantly due to an escalating market. The anticipated outcome is an assessment of opportunities to increase linkages between providers and housing developers.</p> <p>The Health Department enforces 105 CMR 410.000: Minimum Standards of Fitness for Human Habitation (State Sanitary Code, II) and the Lead Code. Once contacted by a resident, the Board of Health conducts a lead determination if there is a child under the age of six residing at a property. An inspector tests painted areas in the home to determine if lead is present. If a positive result is found, then the Lead Inspector orders the owner of the property to bring the home into compliance. In the past year the Health Department has conducted four home inspections and issued orders to owners for compliance.</p> <p>The Health Department is also a partner in addressing homelessness in Arlington and is spearheading a committee to address homelessness in Arlington. Coordination with this department helps to better understand the challenges of lead and homelessness here in Arlington. The CDBG Administrator will continue to work closely with this department to remain updated on these challenges in the community, along with general needs of all Arlington residents that could be addressed through CDBG.</p> |
| | Agency/Group/Organization | Arlington Police Department |
| | Agency/Group/Organization Type | Other government – Local Civic Leader |

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| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Homelessness Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | The Department was consulted during a community stakeholder session. Specifically, the consultation was with the Police Chief and the Mental Health Clinician. Areas for improved coordination are working with the homeless population to get individuals housing and services. |
| 8 | Agency/Group/Organization | Somerville-Arlington Continuum of Care |
| | Agency/Group/Organization Type | Continuum of Care Housing Services - Housing Services-Persons with Disabilities |
| | What section of the Plan was addressed by Consultation? | Housing Needs Assessment Public Housing Needs Homeless Needs – Chronically homeless Homeless Needs – Veterans Homelessness Strategy |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | The CoC was consulted during a community stakeholder session. Anticipated outcomes are CoC moving to broader coverage and regionalizing housing support efforts. Arlington is a member of the Somerville-Arlington Continuum of Care, which merged with the Balance of State CoC in December 2019. The town participates in monthly meetings with service providers. The Somerville Homeless Coalition provides homeless and near homeless individuals, including the elderly, with support services and housing solutions. This continued relationship ensures Arlington has a potential resource for financing for affordable units for homeless individuals, should the town have an opportunity to create such a space. |
| 9 | Agency/Group/Organization | Town of Arlington - Energy Efficiency |
| | Agency/Group/Organization Type | Other government – Local Business and Civic Leaders Resiliency |

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| | What section of the Plan was addressed by Consultation? | Housing Needs Assessment Non-Housing Needs Assessment Public Housing Needs Market Analysis |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | The staff member was consulted during a community stakeholder session. Areas for improved coordination are working with residents and landlords to connect to energy efficient programs. Anticipated outcomes are continuing to work with the community to create best practices for energy equity. |
| 10 | Agency/Group/Organization | Town of Arlington – Environmental Planner |
| | Agency/Group/Organization Type | Other government – Local Business and Civic Leaders Resiliency |
| | What section of the Plan was addressed by Consultation? | Housing Needs Assessment Non-Housing Needs Assessment |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | The Planner was consulted during a community stakeholder session. The Environmental Planner focuses on climate adaptation and opportunities to utilize public space for building resiliency. Anticipated outcomes include supporting an appropriate resiliency projects and leveraging state and private resiliency and climate adaption funding and CDBG funding. |
| 11 | Agency/Group/Organization | Arlington Public Health Director |
| | Agency/Group/Organization Type | Services-Health Health Agency Other government – Local Business and Civic Leaders |
| | What section of the Plan was addressed by Consultation? | Housing Needs Assessment Homelessness Strategy Market Analysis |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the | The Public Health Director was consulted during a community stakeholder session. The Public Health Director focuses on the public health of the community through regulatory enforcement, |

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| | consultation or areas for improved coordination? | environmental health, communicable disease prevention, and emergency preparedness. Issues identified were gaps in services for clients across all age groups and inadequate staffing to complete the necessary work. |
| 12 | Agency/Group/Organization | Mystic River Watershed Association |
| | Agency/Group/Organization Type | Planning organization Regional organization Resiliency |
| | What section of the Plan was addressed by Consultation? | Housing Needs Assessment Non-Housing Needs Assessment |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | The agency was consulted as part of a community stakeholder session. The agency focuses on the whole Mystic River watershed and specifically on greenways and building resiliency. Anticipated outcomes include supporting an appropriate resiliency projects within the watershed. |
| 13 | Agency/Group/Organization | MetroNorth Workforce Development Board |
| | Agency/Group/Organization Type | Regional organization Services - Employment |
| | What section of the Plan was addressed by Consultation? | Non-Housing Needs Assessment Economic Development |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | The agency was consulted one on one. The agency provides career and employment services to people who are unemployed or looking for better jobs, as well as employers who are looking for employees. Anticipated outcomes include aligning the needs of businesses with the needs of job seekers. |
| 14 | Agency/Group/Organization | Minuteman Senior Services |
| | Agency/Group/Organization Type | Services-Elderly Persons Health Agency |
| | What section of the Plan was addressed by | Housing Need Assessment |

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| | Consultation? | Market Analysis |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | This organization was consulted through an in-person session held on June 19, 2019. |
| 15 | Agency/Group/Organization | North Suburban Consortium |
| | Agency/Group/Organization Type | Housing Other government - Local |
| | What section of the Plan was addressed by Consultation? | Housing Need Assessment Market Analysis |
| | How was the Agency/Group/Organization consulted and what are the anticipated outcomes of the consultation or areas for improved coordination? | The Town of Arlington consulted with adjacent communities in the North Suburban Consortium including, Chelsea, Everett, Malden, Medford, Melrose, Revere, and Winthrop, Massachusetts. Consultation occurred during monthly meetings held during the planning process. The consultation process helped shape housing priorities and HOME funding allocations, especially in work on affordable housing in town. |

Identify any Agency Types not consulted and provide rationale for not consulting

All relevant agencies were consulted by the Town of Arlington.

Other local/regional/state/federal planning efforts considered when preparing the Plan

Table 2 - Other local / regional / federal planning efforts

| Name of Plan | Lead Organization | How do the goals of your Strategic Plan overlap with the goals of each plan? |
|------------------------------------|-------------------------------|--|
| Balance of State Continuum of Care | Somerville Homeless Coalition | Arlington relies on the Continuum of Care providers to supplement our homeless prevention program. |

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| Housing Production Plan | Department of Planning and Community Development | The primary goal of the Housing Production Plan is to increase the number of deed-restricted affordable housing units in Arlington. The Housing Production Plan identified priority sites and populations. A committee, the Housing Plan Implementation Committee, was created to help execute the goals of the HPP. At this year's Town Meeting, there are a number of potential zoning and town bylaw amendments aimed at addressing the creation of affordable housing and more housing options, including accessory dwelling units, an increase to the percentage of affordability in the existing inclusionary housing bylaw, and a real estate transfer fee. Together, these efforts may lead to increased funding and housing options, including for affordable housing. |
| Community Preservation Plan | Community Preservation Committee | The Community Preservation Plan discusses use of local funds in affordable housing. The Consolidated Plan prioritizes the upkeep and creation of affordable housing which is in line with the goals of the Community Preservation Plan. CDBG projects will continue to leverage Community Preservation Act funding. |
| Arlington Master Plan | Department of Planning and Community Development; the Master Plan Implementation Committee | The Department of Planning and Community Development and the Master Plan Implementation Committee recommended creating a Housing Production Plan and working with the non-profit Housing Corporation of Arlington to create affordable housing. The housing element of the Master Plan encouraged a focus on the production of affordable housing which is very much in line with the town CDBG goals. |
| Open Space and Recreation Plan | Arlington Recreation Department | The Open Space and Recreation Plan values recreational opportunities for Arlington residents, as does the Strategic Plan. |

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| Municipal Vulnerability Planning Report | Town of Arlington | The Municipal Vulnerability Planning effort identified the top priority is addressing flooding in the Mill Brook Corridor, but also focuses on resiliency projects throughout Arlington. |
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Narrative

Please see the above narrative for the Annual Action Plan process.

AP-12 Participation - 91.401, 91.105, 91.200(c)

1. Summary of citizen participation process/Efforts made to broaden citizen participation Summarize citizen participation process and how it impacted goal-setting

The Town, through the Department of Planning and Community Development, implemented a broad-based approach to maximizing citizen participation and input into the identification of priority needs and investment strategies to address those needs. Citizen participation efforts included two public meetings and a 30-day period for public comment. Input from this participation process was utilized to establish the funding priorities for CDBG funds. Moreover, citizen participation begins with ensuring access to records. The Town has made files relevant to the planning and administration of CDBG funds available online in accessible formats.

Citizen Participation Outreach

| Mode of Outreach | Target of Outreach | Summary of response/attendance | Summary of comments received | Summary of comments not accepted and reasons | URL (If applicable) |
|--------------------------|---|---|------------------------------|--|---|
| Newspaper | Non-English Speaking - Specify other language: Spanish, Chinese; Non-targeted/broad community/CDBG subrecipients | Legal ads were posted in the local newspaper and multiple non-English speaking newspapers to notify the public about the Public Hearing on requests for Program Year 47 funding to be held on January 25. | No comments were received | N/A | |
| Internet Outreach | Non-targeted/broad community/CDBG subrecipients | A notice was posted on the Town of Arlington's website to notify the public of the Hearing on requests for Program Year 47 funding to be held on January 25. | No comments were received | N/A | https://www.arlingtonma.gov/Home/Components/News/News/10857/3988?arch=1 |

| Mode of Out reach | Target of Out reach | Summary of response/attendance | Summary of comments received | Summary of comments not accepted and reasons | URL (If applicable) |
|--|---|--|--|--|---|
| Public Hearing – January 25, 2021 | Non-targeted/broad community/CDBG subrecipients | The Select Board held a public hearing January 25, 2021 to receive proposals for use of funds. The Select Board let attendees know that the next step would be for the CDBG subcommittee to meet to discuss funding, and that once the funding decisions were made, the CDBG administrator would bring those recommendations to the Select Board for approval and movement to Town Meeting for final approval. | Select Board Members' comments were focused on continuing to support the needs of subrecipients and members of the public during the pandemic, emphasizing the work of organizations and their volunteers. | All comments were accepted. | https://www.arlingtonma.gov/Home/Components/Calendar/Event/25993/260 https://acmi.tv/videos/select-board-meeting-january-25-2021/ |
| CDBG Subcommittee Meetings | All residents | CDBG Subcommittee meetings were held virtually on February 17, February 24, and March 10, 2021 in the. The Town Manager, two members of the Select Board, the Director of the Planning and Community Development Department, the CDBG Administrator, and three residents, make up the CDBG Subcommittee. One Member of the public attended. No further verbal or written comments were received from the public. | No comments were received. | N/A | https://www.arlingtonma.gov/Home/Components/Calendar/Event/26598/297 https://www.arlingtonma.gov/Home/Components/Calendar/Event/26658/297 https://www.arlingtonma.gov/Home/Components/Calendar/Event/26768/297 |

| Mode of Outreach | Target of Outreach | Summary of response/attendance | Summary of comments received | Summary of comments not accepted and reasons | URL (If applicable) |
|--|---------------------------|--|---|---|---|
| Internet Outreach | All residents | The Draft Annual Action Plan for Program Year 47 was made available to read on the Town website. The website also notified readers of the deadline to submit public comment. | <i>This section will be completed at the conclusion of the Public Comment Period.</i> | <i>This section will be completed at the conclusion of the Public Comment Period.</i> | <i>This section will be completed at the conclusion of the Public Comment Period.</i> |
| Newspaper Ad | All Residents | The Draft Annual Action Plan for Program Year 47 was made available to read on the Town website. The website also notified readers of the deadline to submit public comment. The legal notice announced the availability of the plan through the local newspaper and the date of the Public Hearing. | <i>This section will be completed at the conclusion of the Public Comment Period.</i> | <i>This section will be completed at the conclusion of the Public Comment Period.</i> | <i>This section will be completed at the conclusion of the Public Comment Period.</i> |
| Public Hearing – April 14, 2021 | All Residents | TBD | <i>This section will be completed at the conclusion of the Public Comment Period.</i> | <i>This section will be completed at the conclusion of the Public Comment Period.</i> | https://www.arlingtonma.gov/Home/Components/Calendar/Event/26910/297 |

Table 3 – Citizen Participation Outreach

Expected Resources

AP-15 Expected Resources - 91.420(b), 91.220(c)(1,2)

Introduction

Anticipated Resources

| Program | Source of Funds | Uses of Funds | Expected Amount Available Year 1 | | | | Expected Amount Available Remainder of ConPlan \$ | Narrative Description |
|-------------|-----------------------|--|----------------------------------|--------------------|--------------------------|------------------|---|--|
| | | | Annual Allocation: \$ | Program Income: \$ | Prior Year Resources: \$ | Total: \$ | | |
| CDBG | Public-Federal | Admin & Planning Economic Development Housing Public improvements Public Services | 1,090,533 | 60,000 | 49,982 | 1,200,515 | 3,300,000 | Funds represent Entitlement grant from U.S. Department of Housing and Urban Development to address housing, community development and economic development needs. Additionally, the Town of Arlington will allocate program income and prior year resources to the Program Year 47 total budget. |

Table 4 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how matching requirements will be satisfied

The Town anticipates CDBG funds will leverage additional resources. Non-Entitlement funds, that will be used to further the goals of the Strategic Plan may include: private foundations, organizations, and individuals. The following leveraged resources are anticipated during the upcoming program year:

Town General Funds: The projected Town budget commits resources for the priority activities including Public Park, Facilities, and Infrastructure, Health and Human Services (HHS), and Economic Development.

Affordable Housing Resources: Affordable Housing Developments are likely to utilize a variety of local, state, federal, and private housing resources including Community Preservation Act funding, Low Income Housing Tax Credits, the Mass Rental Voucher Program, funds for historic preservation, state and federal historic tax credits, HOME funding, private foundation support, and private mortgage financing.

Philanthropy: The Boys and Girls Club receives funding from the United Way. The Housing Corporation of Arlington raises private donations from Town residents and businesses from a Walk for Affordable Housing, Homeless Prevention Appeal letter, and Annual Meeting and Membership dues.

Section 8 Funds: The Massachusetts Housing Choice Rental Voucher Program (Section 8) is administered by the Arlington Housing Authority and provides rental subsidies to approximately 400 Arlington households.

Community Preservation Act: Community Preservation Act fund resources will be used for affordable housing, public facilities, and capital improvements.

If appropriate, describe publically owned land or property located within the jurisdiction that may be used to address the needs identified in the plan

In Program Year 47, the Curb Cut Ramp Project will utilize publically-owned land within the Town of Arlington to address the needs identified in the plan. This will address the goal in the Town's Consolidated Plan to enhance parks, public facilities, and infrastructure.

Discussion

Annual Goals and Objectives

AP-20 Annual Goals and Objectives - 91.420, 91.220(c)(3)&(e)

Goals Summary Information

| Goal Name | Start Year | End Year | Category | Needs Addressed | Funding | Goal Outcome Indicator |
|---|------------|----------|-------------------------------------|---|-----------------|--|
| Improve the Condition of Existing Housing | 2020 | 2024 | Affordable Housing | Affordable Housing | CDBG: \$270,860 | Low/Moderate Income Housing Benefit: 71 Households Assisted Rental units rehabilitated: 35 |
| Increase Economic Opportunities | 2020 | 2024 | Non-Housing Community Development | Economic Development | CDBG: \$350,000 | Low/Moderate Income Jobs Benefit: The programs are expected to help in the creation or retention of 7 low-to moderate-income jobs. |
| Enhance Parks, Public Facilities & Infrastructure | 2020 | 2024 | Non-Housing Community Development | Public Facilities, Infrastructure, and Parks | CDBG: \$171,667 | Public Facility or Infrastructure Activities other than Low/Moderate Income Housing Benefit: 6,700 Persons Assisted |
| Increase Access to Jobs, Education, Transportation and Other Services | 2020 | 2024 | Homeless Non-Homeless Special Needs | Public Services | CDBG: \$177,962 | Public service activities other than Low/Moderate Income Housing Benefit: 6032 Persons Assisted |
| Planning and Administration | 2020 | 2024 | Planning and Administration | Economic Development Affordable Housing Public Facilities, Infrastructure, and Parks Public Services | CDBG: \$230,026 | Other: 1 Other |

Table 5 – Goals Summary

Goal Descriptions

| | | |
|----------|-------------------------|---|
| 1 | Goal Name | Improve the Condition of Existing Housing |
| | Goal Description | <p>Funding will be used on capital improvements to existing affordable rental housing in the Caritas Communities portfolio. Capital improvements include rehabilitation to improve the safety, accessibility, and functionality of bathrooms, a kitchen, a garage, paved driveways and connected exterior walkways and retaining walls, security features, and a roof repair for two multi-unit affordable housing residences.</p> <p>Funding will also support the Housing Corporation of Arlington’s predevelopment costs including environmental reports and investigations, title review, land survey and examination of floodplain issues as the organization pursues potential acquisition and development of affordable housing.</p> |
| 2 | Goal Name | Increase Economic Development Opportunities |
| | Goal Description | <p>CDBG Funding will support two Town-run programs aimed at enhancing economic viability of small businesses and creating and retaining low-to moderate-income jobs. A Technical Assistance Program will enable the Town to continue efforts to make education and training available to Arlington small businesses with a purpose of increasing business resiliency to changes in the economy, technology, and commerce. The program will provide up to 10 local businesses with individualized and group training and will result in the creation or retention of at least one (1) low-to moderate-income job.</p> <p>A working capital grant program will benefit approximately 25 small businesses and will support the creation or retention of six (6) low-to moderate-income jobs.</p> |
| 3 | Goal Name | Enhance Parks, Public Facilities & Infrastructure |
| | Goal Description | <p>Funding will be used to support Food Link with the purchase and installation of a generator and air filtration system for the generator at their new hub, to ensure continuity of operations and services in event of prolonged power outages.</p> <p>Funds will also support the Department of Public Works and the Arlington Disability Commission’s annual curb ramp project. Curb ramps will be improved and made accessible at approximately 54 locations.</p> |
| 4 | Goal Name | Increase Access to Jobs, Education, Transportation and Other Services |
| | Goal | 11 public service programs provided by seven (7) service providers will be funded to support vulnerable populations and |

| | | |
|----------|-------------------------|---|
| | Description | improve the quality of life for residents who make a low- to moderate-income. |
| 5 | Goal Name | Planning and Administration |
| | Goal Description | Funding will be used to pay a portion of salaries for three staff planners and a CDBG administrator. Responsibilities will include data gathering and analysis, local and comprehensive planning, affordable and fair housing studies and implementation, along with daily financial administration of the CDBG program and coordination of grant activities with program directors. The Administrator is also responsible for maintaining all records and completing the reporting requirements of the CDBG program as required by HUD. Administrative costs will also cover overall program development, management, coordination, monitoring, and evaluation. This line item also includes funding legal advertising and training and travel costs for the Administrator. Finally, funding will allow for the administration of an annual town survey. |

AP-35 Projects - 91.420, 91.220(d)

Introduction

During Program Year 47, there are a variety of new and continuing activities projects planned across six categories that will be funded by CDBG.

| # | Project Name |
|---|---|
| 1 | Affordable Housing |
| 2 | Economic Development |
| 3 | Public Services |
| 4 | Public Facilities, Infrastructure and Parks |
| 5 | Planning |
| 6 | Administration |

Table 6 – Project Information

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

CDBG funds are intended to provide low- and moderate-income households with viable communities, including improved neighborhoods accessible to all, safe, decent, and affordable housing, and expanded economic opportunities. The Town continues to plan for the preservation and production of and investment in affordable housing to address the limited affordable rental housing stock in the Greater Boston area. A portion of this year's CDBG funds are allocated for capital improvements to Arlington's affordable rental housing. The Town has also prioritized economic development activities in light of the ongoing Covid-19 pandemic, which has impacted small businesses and low-to moderate-income jobs.

The system for establishing the priority for selection of the Program Year 47 projects is predicated upon the following criteria:

- **Community Need:** Does the proposed project address a pressing or significant need in the Town and is there demonstrated familiarity with said need?
- **Resources and Capacity:** Does the organization have the appropriate level of experienced staff and resources to execute the proposed project and the aptitude to meet the need?
- **Encouraging Partnerships:** Does the proposed project involve new or existing partnerships with other service providers in the community?
- **Cost Benefit:** How does the cost of the proposed project compare to its proposed output and outcome accomplishments?
- **Leveraged Funds:** Has the organization secured additional funding sources or in-kind support to cover the proposed project?
- **Self Sufficiency:** Will the proposed project be self-sufficient and no longer required CDBG funding after one year? A few years?
- **New Public Service Program:** Is the proposed project offering a new service and is it available from any other providers in the community?

The primary obstacle to meeting underserved needs is the limited funding resources available to address identified priorities. The Town of Arlington continues to collaborate with other public agencies and non-profit organizations, when feasible, to leverage resources, and maximize outcomes in housing and community development.

A secondary obstacle was outlined in a prior section with regard to the preservation and creation of affordable housing. The Town's Master Plan adopted in 2015 states that this creating and preserving affordable housing is an important townwide goal. The Town also has an adopted and approved 2016 Housing Production Plan noting several strategies that will help the town achieve housing goals. One obstacle that requires administrative and political persistence relates to amending local zoning to improve opportunities to create new affordable housing. The plan is slated to be updated in the coming year and must work to match the community's desire for more affordable housing with practical strategies to make it happen.

Finally, the Covid-19 pandemic created numerous challenges. Delivery of services by subrecipients was delayed, particularly at the beginning of the program year when federal, state, and local regulation for physical distancing and health guidelines were just emerging. Moreover, the pandemic resulted in the cancelation of a job training program that would have been funded by CDBG. The pandemic also affected Arlington's spring 2020 Town Meeting, which was held on a limited basis in fall 2020. Large-scale planning was challenging in light of the immediate needs and obstacles presented by the pandemic.

AP-38 Project Summary

Project Summary Information

| | | |
|---|--|---|
| 1 | Project Name | Affordable Housing |
| | Target Area | |
| | Goals Supported | Affordable Housing Development Housing Rehabilitation |
| | Needs Addressed | Affordable Housing |
| | Funding | CDBG: \$270,860 |
| | Description | Capital improvements will be made at two Caritas Communities properties. Improvements to enhance the safety, accessibility, functionality, and longevity will be made to 35 units across two properties. This program is expected to benefit 35 individuals and complies with the national objective LMH. An activity to support affordable housing predevelopment reports and surveys conducted by the Housing Corporation of Arlington (HCA) will be funded. |
| | Target Date | 6/30/2022 |
| | Estimate the number and type of families that will benefit from the proposed activities | 35 units in the Caritas Communities affordable housing rental portfolio will be rehabilitated and will benefit 35 low-income households. 36 households making a low-to moderate-income will benefit from HCA's predevelopment reports and surveys. |
| | Location Description | Multiple addresses. |

| | | |
|---|--|---|
| | Planned Activities | <p>The funding supporting Caritas Communities will be used on capital improvements to existing affordable rental housing at 12 Russell Terrace and 22 Fessenden Road. Capital improvements include rehabilitation to improve the safety, accessibility, functionality, and longevity of bathrooms, a kitchen, a garage, paved driveways and connected exterior walkways and retaining walls, security features, and a roof repair for two multi-unit affordable housing residences. This project will be funded at \$220,860.</p> <p>The HCA project will entail environmental reports and investigations, title review, land survey and examination of floodplain issues in order to support HCA in making informed decisions regarding potential development of affordable housing. This project is expected to benefit 36 households and complies with the national objective LMH. The project will be funded at \$50,000.</p> |
| 2 | Project Name | Economic Development |
| | Target Area | |
| | Goals Supported | <p>Increase Economic Development Opportunities</p> <p>Increase Access to Jobs, Education, Transportation, Public Services</p> |
| | Needs Addressed | Economic Development |
| | Funding | CDBG: \$350,000 |
| | Description | The Technical Assistance Program and Small Business Recovery Grant Program are both designed to support small businesses in sustaining their business through and beyond the Covid-19 pandemic. |
| | Target Date | 6/30/2022 |
| | Estimate the number and type of families that will benefit from the proposed activities | <p>35 businesses.</p> <p>7 individuals (job creation/retention).</p> |
| | Location Description | Town-wide |

| | | |
|----------|--|---|
| | Planned Activities | <p>The Technical Assistance Program will enable the Town to continue efforts to make education and training available to Arlington small businesses with a purpose of increasing business resiliency to changes in the economy, technology, and commerce. The program will provide local businesses with individualized and group training. This program is expected to benefit ten (10) Arlington businesses and create or retain at least one (1) low- to moderate-income job. This program complies with national objective LMJ. Funding is recommended at \$50,000.</p> <p>The Small Business Recovery Grant Program will equip small businesses (those with twenty or fewer employees and a brick-and-mortar location patronized by customers in-person) with working capital grants. It is expected to assist 25 small businesses and to retain or create six (6) low- to moderate-income jobs. This activity meets the national objective LMJ and will be funded at \$300,000.</p> |
| 3 | Project Name | Public Services |
| | Target Area | |
| | Goals Supported | Increase Access to Jobs, Education, and Transportation |
| | Needs Addressed | Public Services |
| | Funding | CDBG: \$177,962 |
| | Description | Public services include activities for low to moderate income residents of various ages. Activities help to provide and increase access to transportation, year-round recreation programs, health services, academic support, and job opportunities. |
| | Target Date | 6/30/2022 |
| | Estimate the number and type of families that will benefit from the proposed activities | 6,032 individuals. These activities will primarily and directly benefit youth and elderly residents of families who make a low- to moderate-income. |
| | Location Description | Town-wide |

| | | |
|----------|--|--|
| | Planned Activities | Services include skilled care, transportation and volunteer organization for senior activities, summer and year-round scholarships for income eligible children/families to participate in programs offered by the Town's Recreation Department, the Arlington Boys and Girls Club, Fidelity House, and Arlington High School Athletics, academic support, teens employment, and mental health and domestic violence counseling. |
| 4 | Project Name | Public Facilities, Infrastructure and Parks |
| | Target Area | |
| | Goals Supported | Enhance Parks, Public Facilities and Infrastructure |
| | Needs Addressed | Public Facilities, Infrastructure, and Parks |
| | Funding | CDBG: \$171,667 |
| | Description | Improving accessibility in targeted areas in town and conduct fit out work on a new food bank facility in town. |
| | Target Date | 6/30/2022 |
| | Estimate the number and type of families that will benefit from the proposed activities | 6,500 people who make a low- to moderate-income. |
| | Location Description | 108 Summer Street (Food Link) and curb ramps in CDBG-eligible census blocks. |
| | Planned Activities | The Food Link Capital Funding project will fund the purchase and installation of a generator to provide backup power in the event of prolonged power outage(s) and to ensure continuity of operations residents who make a low-to moderate-income. The Annual Action Plan will also fund the Department of Public Work's annual curb ramp project. Approximately 54 curb ramps will be improved and made accessible. |
| 5 | Project Name | Planning |
| | Target Area | |

| | | |
|----------|--|--|
| | Goals Supported | <p>Improve Condition of Existing Housing</p> <p>Increase Economic Development Opportunities</p> <p>Enhance Parks, Public Facilities, and Infrastructure</p> <p>Increase Access to Jobs, Education, and Transportation</p> <p>Planning and Administration</p> |
| | Needs Addressed | <p>Economic Development</p> <p>Affordable Housing</p> <p>Public Facilities, Infrastructure, and Parks</p> <p>Public Services</p> |
| | Funding | CDBG: \$134,235 |
| | Description | Staff work on CDBG-related projects. |
| | Target Date | 6/30/2022 |
| | Estimate the number and type of families that will benefit from the proposed activities | N/A |
| | Location Description | Town-wide |
| | Planned Activities | <p>Duties and responsibilities involve data gathering and analysis, local and comprehensive planning and zoning, affordable housing studies and implementation. These funds will also be used to fund planning studies including a nexus study to inform future amendments to the inclusionary zoning bylaw; anti-displacement strategies; studying the needs of extremely low-income and underhoused individuals and families to inform future funding applications and allocation of resources; study senior non-housing needs to maximize resources and services that enable seniors to continue living in the community, and coordinate with other non-housing services to support aging in community; identify resources to preserve homes that are on track to lose affordability due to expiring deed restrictions; and other activities which advance affordable housing planning. The annual town survey will also be funded.</p> |
| 6 | Project Name | Administration |

| | |
|--|---|
| Target Area | |
| Goals Supported | Improve Condition of Existing Housing Increase Economic Development Opportunities Enhance Parks, Public Facilities, and Infrastructure Increase Access to Jobs, Education, and Transportation Planning and Administration |
| Needs Addressed | Economic Development Affordable Housing Public Facilities, Infrastructure, and Parks Public Services |
| Funding | CDBG: \$95,791 |
| Description | Staffing related to CDBG administration. |
| Target Date | 6/30/2022 |
| Estimate the number and type of families that will benefit from the proposed activities | N/A |
| Location Description | Town-wide |
| Planned Activities | Sub recipient management, program development, community engagement, plan development, and fiscal responsibilities. |

AP-50 Geographic Distribution - 91.420, 91.220(f)

Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed

During Year 2 of the Consolidated Plan, Program Year 47, the Curb Ramps project is impacting curbs in primarily CDBG-eligible Census block groups.

Geographic Distribution

| Target Area | Percentage of Funds |
|-------------|---------------------|
| | |

Table 7 - Geographic Distribution

Rationale for the priorities for allocating investments geographically

The majority of CDBG funding in Year 2 is allocated to projects for which eligibility is determined by an individual person or household's income, not geography. For those investments allocated and qualifying by geography, the Town's curb ramp project is in CDBG-eligible Census block groups. These locations have been prioritized to leverage improvements in areas with higher populations of people with disabilities and in proximity to housing set-aside for individuals and families making lower incomes.

Discussion

As outlined above, most CDBG dollars are spent on individuals or families making a low to moderate income. However, the subcommittee does recognize the Town's areas of higher need and kept this in mind when directing dollars for the ADA-compliant sidewalk ramp project to the areas with the highest percent of individuals with a lower income. Moreover, numerous activities that are funded this year, including Food Link's capital project and Caritas Communities capital improvements, are situated in CDBG-eligible census blocks, despite using household income as the eligibility determination factor.

AP-75 Barriers to affordable housing -91.420, 91.220(j)

Introduction

The demand for affordable housing outpaces the supply of affordable housing in Arlington. The Town has a very low vacancy rate and the cost of housing continues to rise. As a dense community with very little vacant land for new development, the cost to build affordable housing is high and it is very competitive. Even with these challenges, the Town has a local community development corporation that will complete two new affordable housing developments with a total of 48 new units in Arlington. As is the case with developing affordable housing, however, these developments have been in the works for years, due to assembling financing, zoning and permitting approvals, and site remediation. Additional barriers include the cost per unit; Arlington has access to HOME funds which were allocated to these projects through the North Suburban HOME Consortium, but the high cost of land and to the cost to create these homes means the average cost per unit can be higher than is acceptable under HOME regulations.

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

Arlington Town Meeting will begin at the end of April. At this Town Meeting, there are a number of potential zoning and town bylaw amendments aimed at addressing the creation of affordable housing and more housing options, including accessory dwelling units, an increase to the percentage of affordability in the existing inclusionary housing bylaw, and a real estate transfer fee. Together, these efforts may lead to increased funding and housing options, including for affordable housing.

Discussion

Please see the discussion above.

AP-85 Other Actions - 91.420, 91.220(k)

Introduction

The activities selected for Program Year 47 funding were chosen through a formal solicitation process and will provide services and address identified needs for residents of all ages, and make immediate impacts to residents who make a low- to moderate-income. Arlington is continuing to select projects that improve the condition of existing affordable housing, increase economic opportunities, enhance parks, public facilities, & infrastructure, and increase access to jobs, education, transportation, & other services.

Actions planned to address obstacles to meeting underserved needs

The Department of Planning and Community Development continues to work to propose changes to the Zoning Bylaw which will help to address the region's housing shortage, including affordable housing. Secondly, the Town will continue to leverage additional funding for town-wide planning projects, including providing Community Preservation Act fund resources in partnership with CDBG-funded projects. Lastly, before Town Meeting this year will be the approval of accessory dwelling units which could allow residents to share their homes, another opportunity that could help offset the cost of housing.

Actions planned to foster and maintain affordable housing

As mentioned previously, the Town supports affordable housing financially and through policy. In Year 2 of the Consolidated Plan, funding has been allocated to the upkeep of affordable housing by Caritas Communities, and to the Housing Corporation of Arlington for studies pertaining to the feasibility of future affordable rental housing development. The update of the Housing Production Plan will include efforts to foster affordable housing as well as strategies to overcome obstacles to meeting underserved housing needs.

Actions planned to reduce lead-based paint hazards

The Town and the Malden Redevelopment Authority will ensure compliance with Massachusetts lead laws on all homebuyer assistance and developer-driven projects, homeowner and rental. All new affordable housing is lead-free.

The Arlington Health Department was consulted on the Town's response to lead in homes. Once contacted by a resident, the Board of Health conducts a lead determination if there is a child under the age of six residing at a property. An inspector tests painted areas in the home to determine if lead is present. If a positive result is found, the Lead Inspector orders the owner of the property to bring the home into compliance. In the past year the Health Department has not conducted a home inspection or issued an order to owners for compliance. The Health Department will continue this method of addressing lead in Arlington homes.

Actions planned to reduce the number of poverty-level families

CDBG funding to support small businesses with the creation and retention of jobs will assist at least 7 individuals in maintaining or finding employment. Funding to small businesses will also help approximately 35 businesses maintain viability and grow, enhancing their likelihood to stay in business and create future job opportunities. Additionally, the public services that provide childcare, including Fidelity House and the Arlington Boys and Girls Club, theoretically allow parents to hold jobs while their children are being cared for.

Actions planned to develop institutional structure

Again this year the CDBG Subcommittee utilized the Grant Evaluation Criteria, which were included in the annual application, to score each application. The final scores were provided at the public meeting to the Select Board and as part of the report to Town Meeting.

Actions planned to enhance coordination between public and private housing and social service agencies

The Town benefits from a strong network of Arlington-based providers as well as a network of regional housing and human services providers. The Town directly operates quality programs through its Department of Health and Human Services, which will ensure coordination of its programs with regional providers. Also, the Town recently created a Human Services Network which is a chance for all service providers in Town to share resources. The Housing Corporation of Arlington and the Arlington Housing Authority communicate when there is a need for a unit, especially when there is an immediate need for housing and a person is facing homelessness. Finally, the Town acts as a first point of contact for people when they are in need of housing; while the Town does not have its own units to provide, the Town is able to provide residents information on how to contact the entities in Town that may have units and to get on their waitlists. The Town also coordinates its housing agenda with the surrounding towns through its membership in the North Suburban HOME Consortium.

Discussion

Program Specific Requirements

AP-90 Program Specific Requirements - 91.420, 91.220(l)(1,2,4)

Introduction

The following chart identifies program income that will be available for eligible projects during Program Year 47.

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(l)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed
\$95,181.64

2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan
\$0

3. The amount of surplus funds from urban renewal settlements
\$0

4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan.
\$0

5. The amount of income from float-funded activities
\$0

Total Program Income
\$95,181.64

Other CDBG Requirements

1. The amount of urgent need activities
0

Discussion

Appendix: Scoring Rubric

GRANT EVALUATION CRITERIA

The CDBG Subcommittee will use the following criteria to evaluate proposals and make funding recommendations. In order to be considered for funding, a proposed activity must, at minimum, be eligible for funding according to HUD's regulations by meeting at least one of HUD's National Objectives, and address at least one goal of the Town of Arlington Consolidated Plan, which can be found under CDBG on the Town of Arlington's Planning and Community Development page. Application, including Budget Description, must also be complete.

| Comparative Criteria Categories | Highly Advantageous (HA) | Advantageous (A) | Not Advantageous (NA) |
|--|--|--|---|
| 1. Community Need Does the proposed project address a pressing or significant need in the town of Arlington and demonstrated familiarity with said need? Project goals should be consistent with the Priority Need categories identified in the 5-Year Consolidated Plan | Applicant can demonstrate comprehension of said need, and that the proposed project meets a new or growing need in the community that is either not being met or is underserved by other programs. | Applicant can demonstrate familiarity with said need, and that the proposed project meets an existing need in the community. | It is unclear from the application if the applicant has comprehension of said need, or if the proposed project meets an unmet community need. |
| 2. Resources & Capacity Does the organization have the appropriate level of experienced staff and resources to execute the proposed project and the aptitude to meet the need? | Applicant has had experience with other projects similar to the one proposed and can demonstrate strong staff/resource levels capable of successfully implementing the proposed project. | Applicant has had some experience with other projects similar to the one proposed and has adequate staff/resources capable of completing the proposed project. | Applicant has limited experience with projects similar to the one proposed and it is unclear from the application if there is adequate staff capacity to complete the proposed project. |
| 3. Cost Benefit How does the cost of the proposed project compare to its proposed output and outcome accomplishments? | Proposed project yields a low cost-benefit ratio comparable to similar programs. | n/a | Proposed project yields a high cost-benefit ratio comparable to similar programs. |
| 4. Encouraging Partnerships Does the proposed project involve new or existing partnerships with other service providers in the community? | Applicant and/or proposed activity will encourage new partnerships as a result of the project. | Applicant will utilize existing partnerships to complete the proposed project. | Proposed project does not encourage partnerships. |
| 5. Leveraged Funds Has the organization secured additional funding sources or in-kind support to cover the proposed project? | Applicant has demonstrated the capability of leveraging funds or in-kind support to cover 50% or more of the proposed project costs. The majority of these leveraged funds are committed. | Applicant has demonstrated the capability of leveraging funds or in-kind support to cover some of the project costs. | Applicant has identified few to none additional funds/ in-kind support to cover the proposed project OR the majority of leveraged funds/ in-kind support identified are pending. |
| 6. Self Sufficiency Will the proposed project be self-sufficient and no longer require CDBG funding after one year? After a few years? | Applicant is making a one-time request for funds and has demonstrated that the project is capable of becoming self-sufficient beyond one year of seed-funding. | Applicant has demonstrated that the project is capable of becoming self-sufficient within 2-3 years. | Applicant is attempting to achieve self-sufficiency but anticipates requesting additional funds beyond the next three years. |
| 7. New Public Services Program Is the proposed project offering a new service and is it available from any other providers in the community? | The proposed project offers a new service not provided elsewhere in the Town. | The applicant is seeking funding for a new project or quantifiable increase in level of an existing service. | The proposed project received a CDBG grant in the previous year, is not a new service, and does not propose an increase in the level of an existing service. |

